

Three bedroom village house with garden and barn

EXCLUSIVE



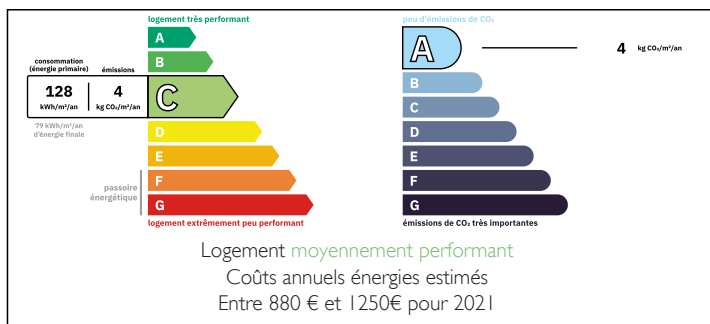
INFORMATION

Town:	Villelongue-d'Aude
Department:	Aude
Bed:	3
Bath:	1
Floor:	101.27 m2
Plot Size:	255 m2

IN BRIEF

Charming 3 bedroom house with garden and barn in Villelongue d'Aude
Nestled in the picturesque and welcoming village of Villelongue d'Aude, this spacious and light recently renovated three-bedroom home offers both comfort and character. It benefits from solar powered hot water thus reducing energy bills. Just 15 minutes from Limoux, with all its commerce, it enjoys a peaceful village setting with a lovely outlook.

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Leggett are happy to offer this charming 3 bedroom house with garden and barn in Villelongue d'Aude. Nestled in the picturesque and welcoming village of Villelongue d'Aude, this spacious and light recently renovated three-bedroom home offers both comfort and character. Just 15 minutes from Limoux, it enjoys a peaceful village setting with a lovely outlook.

Step inside to find generously sized, light-filled rooms throughout. The travertine-tiled kitchen (19m²) provides plenty of space for entertaining, while the spacious lounge (28m²), complete with a modern wood-burning stove, is perfect for cozy evenings. Practicality is well considered with a separate laundry room and a convenient downstairs toilet.

On the first floor there are two double bedrooms (16m² and 11.1m²) and a twin bedroom (10.7m²). The practical bathroom includes both a bath and a separate shower, catering to every preference.

Outside, the property boasts a garden and balcony, ideal for relaxing or entertaining, along with ample parking.

Additionally, an attached two-story barn (31.8m² + 31.8m²) presents fantastic potential—whether for extra storage, a workshop, or even conversion.

This inviting home combines modern updates with easy living, making it a fantastic opportunity to settle into a friendly village setting.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>